Athens Avenue Condo Association
Annual Budget Plan
For Year 2026

Expenses

Accounting (Audit/Tax Prep.)	$400
Legal Services	$2,000
Permits – State of Wisconsin	$25
Insurance – State Farm	$17,000
Office Expenses, P. O. Box, Misc.	$250
Maintenance – Building	$18,000
Sump Pump	$180
Lawn Care – Landscaping	$7,400
Snow Removal	$18,000
Utilities – WE Energies/Racine Water Dept.	$1,800
Transfer to Savings (10% of Dues)	$7,200
Total	$72,255

Monthly Dues

Dues	$200
30 condo units	X30
Monthly Income	$6,000
Months	X12
Yearly Dues Income	$72,000

Reserve Funds (as of Dec., 2025)

Savings Account	$78,542
CD (two at $10,000 each)	$21,725

Prepared by Susan Stover, Treasurer

Approved by the Association Board 1/27/26